

-----Original Message-----

From: Nina Ruiz <NinaRuiz@elpasoco.com>

Sent: Sunday, April 18, 2021 11:54 AM

To: Roger Moseley <rmoseley@charmedquark.net>; John Green <JohnGreen@elpasoco.com>

Subject: RE: JZs LLC development proposal

Hello Roger,

Thank you for your email! I have added the assigned planner, John Green, to this email. He will facilitate a discussion between you, himself, and the assigned engineer to discuss the process moving forward as well as how the traffic study is reviewed and accepted as part of the file.

Please let us know if you need anything further following the meeting. Have a wonderful rest of your weekend!

Nina

-----Original Message-----

From: Roger Moseley <rmoseley@charmedquark.net>

Sent: Saturday, April 17, 2021 5:20 PM

To: Nina Ruiz <NinaRuiz@elpasoco.com>

Subject: JZs LLC development proposal

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Ms Ruiz,

I've been following this proposed development along Highway 105 for a couple of months. I'm a little concerned about the process that gets the developer's intent to the attention of the County Commissioners. I don't see a balanced process for getting the public's input to the same level. In the same regard, I have a few questions about the traffic report that was submitted and how it is technically reviewed by or for the county, in particular how issues are presented at the Commissioner level.

I have also looked closely at the zoning of the property in question, as well as the zoning, and the as-built development, of all the properties in the surrounding area. It's not clear how this area wound up being R-0.5, e.g., what was the community rationale at the time? As a result, I'm interested in what documents and information are required to be submitted to a rezoning hearing.

Can I get on your schedule this week? I imagine this could take 45 minutes to an hour. Thank you.

Roger Moseley
719-439-0883